

## Unknown

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**From:** Ronald W. Slovacek [landdevelopment@ez2.net]  
**Sent:** Monday, May 09, 2005 7:57 AM  
**To:** 'andrealkc@grandecom.net'  
**Subject:** Laureland proposal-Ron-Slo Inc to LCG 5-6-05  
**Attachments:** Laureland proposal-Ron-Slo Inc to LCG 5-6-05.doc

GOVERNMENT  
EXHIBIT  
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12/6/2006

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Laureland proposal-Ron-Slo Inc to LCG 5-6-05.doc - Microsoft Word

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RON-SLO, INC.

Wednesday, December 06, 2006

LCG Development  
13292 Fall Manor Drive  
Dallas, Texas 75243

Gentlemen:

We propose to furnish all labor, materials, and equipment to construct as an independent contractor, the following described work:

PROPOSAL

DESCRIPTION AND LOCATION: Rosemont @ Laureland Townhomes  
Dallas, Texas  
BGO Architects LP, Project #04146  
Stefling Engineering, Structural Engineer, Project #222-024  
Kinsley Horn, Civil Engineer, Project #083891030

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General Summary Statistics Contents Custom

Created: Friday, May 06, 2005 6:58:00 PM  
Modified: Friday, May 06, 2005 5:58:50 PM  
Accessed: Wednesday, December 06, 2006  
Printed: Thursday, December 09, 2004 7:45:00 PM

Last saved by: Ronald W. Slovacek  
Revision number: 2  
Total editing time: 4 Minutes

Statistics:

Statistic name	Value
Pages:	3
Paragraphs:	86
Lines:	117
Words:	644
Characters:	3131
Characters (with spaces):	3736

OK Cancel

DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	AMOUNT
as per plans	207876	SQ FT	\$ 4.57	\$ 940,003.32
int w/ #3 @ 18" ocw	101412	SQ FT	\$ 2.79	\$ 282,939.48
ment w/ #3 @ 18" ocw	183328	SQ FT	\$ 2.79	\$ 511,485.12
ement w/ #3 @ 18" ocw	10248	SQ FT	\$ 3.35	\$ 54,480.80
@ 18" ocw	2250	SQ FT	\$ 6.15	\$ 13,837.50
@ 24" ocw	2400	SQ FT	\$ 6.15	\$ 14,760.00
idewalk	0	SQ FT	\$ 2.39	\$ -
to be verified)	0	EACH	\$ 295.00	\$ -
	0	EACH	\$ 3,635.00	\$ -
	0	LF	\$ 27.50	\$ -
ified)	0	EACH	\$ 245.00	\$ -
				\$ 1,827,440.22

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# RON-SLO, INC.

Wednesday, December 06, 2006

LCG Development  
13232 Fall Manor Drive  
Dallas, Texas 75243

Gentlemen:

## PROPOSAL

We propose to furnish all labor, materials, and equipment to construct as an independent contractor, the following described work:

### DESCRIPTION AND LOCATION:

Rosemont @ Laureland Towhhomes  
Dallas, Texas  
BGO Architects LP, Project #04146  
Sterling Engineering, Structural Engineer, Project #222-024  
Kimley-Horn, Civil Engineer, Project #063881030

ITEM DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	AMOUNT
<b>Foundations</b>				
Construct foundations for 42 buildings as per plans	207876	SQ FT	\$ 4.57	\$ 949,993.32
<b>Paving</b>				
Parking - 6"-3600 PSI con. Pavement w/#3 @ 18" ocew	101412	SQ FT	\$ 2.79	\$ 282,939.48
Fire Lanes- 6"-3600 PSI con. Pavement w/#3 @ 18" ocew	183328	SQ FT	\$ 2.79	\$ 511,485.12
Dmpstr Pads-7"-3600 PSI con. Pavement w/#3 @ 18" ocew	16248	SQ FT	\$ 3.35	\$ 54,430.80
10"-4500 PSI con. Pavement w/#3 @ 18" ocew	2250	SQ FT	\$ 6.15	\$ 13,837.50
10"-5000 PSI con Pavement w/#4 @ 24"j ocew	2400	SQ FT	\$ 6.15	\$ 14,760.00
<b>Sidewalks</b>				
Construct 4"- 3000 PSI reinforced sidewalk	0	SQ FT	\$ 2.39	\$ -
<b>Additional Items (per each)</b>				
Fence Column Footings (qauntity to be verified)	0	EACH	\$ 265.00	\$ -
Monument Footings	0	EACH	\$ 3,635.00	\$ -
Gate Track Footings	0	LF	\$ 27.50	\$ -
Light Pole Bases (quantity to be verified)	0	EACH	\$ 245.00	\$ -
<b>Total</b>				<b>\$ 1,827,446.22</b>

Sincerely,

Ronald W. Slovacek  
President

# RON-SLO, INC.

## BID QUALIFICATIONS

Project Name: Rosemont @ Laureland Townhomes  
Dallas, Texas

- All grade beams to be trenchable with TF 300 Side boom trencher
- Concrete figured @ 3000 PSI w/ Ash
- Excludes any extended Grade Beams
- Excludes any rock excavation
- All paving figured w/ #3's @ 18" o.c.e.w. w/ Saw joints figured @ 15' o.c., w/ hot pour joint sealant.
- Expansion joints @ 90' o.c. w/ hot pour joint sealant
- Includes saw of concrete and existing approaches and C & G for new approaches only.
- Demolition and haul off by others.
- Barricades figures for 1 month for our work
- We exclude any grooved, patterned, or colored concrete
- We exclude any surveying or backfill of curbs
- We exclude any city walks (see alternate for city walk pricing)
- Light pole bases are subject to change upon quantity confirmation.
- Fence Footings are subject to change upon quantity confirmation

### **THE FOLLOWING ARE SPECIFICALLY INCLUDED FOR THE ABOVE**

- Batter boards, forms, and accessories
- Reinforcement and accessories
- Anchor Bolts furnished and installed @ 4' on center at slab perimeter (1/2" x 9")
- Concrete pumping @ building slabs only.

### **THE FOLLOWING ARE SPECIFICALLY EXCLUDED FOR THE ABOVE**

- Site walls or footings
- Extended Grade Beams @ perimeter
- Exposed aggregate
- Dirt work (sub grade to be + or - 1/10)
- Soil erosion protection
- Excavation or drilling of rock if encountered
- De-watering as a result of subsurface water
- Casing of piers
- Surveying, engineering, layout—building corners, back of curbs, and blue tops by others
- Saw cutting, demolition or haul off of existing concrete (except as noted)
- Pavers
- Concrete temperature control (heating or ice)
- Masonry reinforcing
- Masonry grouting
- Sawed control joints at foundation
- Embedded materials (anchor bolts, pipe bollards, embedded plates, angles, hold downs, etc. ) except as noted
- Testing by labs
- Permits or fees
- Performance or payment bonds
- Wet curing
- Hardeners or sealers
- Drawings for anchor bolt layout
- Removal of trash or concrete spoils from site (we will place in dumpster or designated area)
- Spoil removal off site

318A Dallas Drive/Denton/Texas/76205  
Office 940-243-0812/Fax-940-243-0945

# RON-SLO, INC.

- Backfill with select fill (offsite material)
- Backfill at back of curbs
- Soil poisoning
- PVC for electrical or landscaping sleeves
- Sweeping or washing down of pavement
- Concrete wheel stops
- Pavement markings (stripping or buttons)
- Inlets, drains, catch basins, box culverts
- Stair nosing or sleeves for rails
- Repair of existing underground if damaged
- Grouting of thresholds
- Safety railings or perimeter cables at upper floors, pits, drops, and openings
- Light weight concrete-furnish or install
- Pool decks, mechanical pads or site retaining walls
- Gate tracks (no details)
- Any item not on the Bid Schedule

## **Alternates:**

- |  |              |
|--|--------------|
| • Price per SQ FT to demo & haul off city walk         | \$2.70 SQ FT |
| • Price per SQ FT to replace city walk                 | \$3.75 SQ FT |
| • Price per LF to saw/demo & haul off of concrete curb | \$12.00 LF   |
| • Price per LF to replace concrete curb                | \$27.50 LF   |

## **Notes:**

- If retainage is held, its is to be funded 30 days after completion of each phase of our work
- Proposal to become part of contract
- All material prices only good through 7-11-05, after that time any increase in price will be paid by contractor or owner including sales tax and markup.